



February 7, 2022

*revised

AGENDA FOR ZONING BOARD OF APPEALS

PLEASE TAKE NOTICE:

THE CITY OF YONKERS ZONING BOARD OF APPEALS MEETING SCHEDULED FOR TUESDAY, FEBRUARY 15, 2022 AT 6:00 PM, WILL BE CONDUCTED IN A VIRTUAL MANNER; THERE WILL BE NO IN-PERSON ATTENDANCE.

PLEASE CHECK THE WEBSITE WWW.YONKERSNY.GOV, THE DAY OF THE MEETING FOR LOG-IN AND ADDITIONAL INFORMATION.

PENDING/CLOSED FOR PUBLIC DISCUSSION

5758 – Area Variance – Steven A. Accinelli, Esq., on behalf of The Plant Powerhouse LLC, owner, on premises known as **45 Water Grant Street**, Block: 2635, Lot: 1, Zone: IP (B27856)

5759 – Area Variance – Daniel D. Tartaglia, Esq., on behalf of Verus Development LLC, contract vendee, on premises known as **345 McLean Avenue**, Block: 59, Lot: 75, Zone: A (B27461)

5760 – Area Variance – Jacob E. Amir, Esq., on behalf of Dagro Associates II LLC, owner, on premises known as **165 North Broadway**, Block: 2094, Lot: 25, Zone: BA (B23338)

5772 – Area Variance – Andrew Romano, Esq., on behalf of Joseph Weiburg, owner, on premises known as **453 Bronxville Road**, Block: 5603, Lot: 7, Zone: S-60 (A206)

5769 – Improvement and Intensification to a Non-Conforming Use & Area Variance – Shahin Badaly, P.E., on behalf of Ghassem Khorassani, owner, on premises known as **527 aka 531 Van Cortlandt Park Avenue**, Block: 39, Lot: 59.60, Zone: A (B22793)

5773 – Area Variance – Stephen A. Veneruso, Esq., on behalf of Laurie Hawkes, owner, on premises known as **56 Dellwood Road**, Block: 5593, Lot: 86, Zone: S-75 (B24133)

5775 – Area Variance – Shahin Badaly, P.E., on behalf of Hudson Walk LLC, owner, on premises known as **409 Warburton Avenue**, Block: 2121, Lot: 15, Zone: M (B29215)

OPEN CONTINUED HEARINGS

5727A – Area Variance – Andrew Maniglia of Ginsburg Development, on behalf of Pier LLC 70, owner, on premises known as **70 Pier Street**, Block: 146, Lot: 1.4, Zone: M (B24085)

5774 – Area Variance – Steven A. Accinelli, Esq., on behalf of NOAM ONE LLC, owner, on premises known as **57 Locust Hill Avenue**, Block: 2020, Lot: 1, Zone: A (B28896)

OFF AGENDA ITEMS

Case #5603	90 University Avenue	Extension Request
Case #5604	98 University Avenue	Extension Request
Case #5751	155 Warburton Avenue	Amend Approval
Case #5757	124 Vineyard Avenue	Clarification
Case #5708	27 Corbalis Place	Amend Conditions
Case #5718	19-27 Tuckahoe Road	Extension Request

JOSEPH CIANCIULLI
CHAIRMAN, ZBA